

In re:  
Coldwater Development LLC  
Debtor

Case No. 21-10335-BB  
Chapter 7

## CERTIFICATE OF NOTICE

District/off: 0973-2  
Date Rcvd: Mar 09, 2022

User: admin  
Form ID: 309C

Page 1 of 3  
Total Noticed: 32

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

### Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Mar 11, 2022:

Recip ID	Recipient Name and Address
db	+ Coldwater Development LLC, 11301 W. Olympic Blvd. #537, Los Angeles, CA 90064-1653
aty	+ Annie Y Stoops, Arent Fox LLP, 555 W Fifth St 48Fl, Los Angeles, CA 90013-1065
aty	+ Dylan J Yamamoto, Arent Fox LLP, 555 West Fifth Street, 48th Flr, Los Angeles, CA 90013-1065
aty	+ Jessica L Bagdanov, BG LAW LLP, 21650 Oxnard Street, Suite 500, Woodland Hills, CA 91367-4911
aty	+ M Douglas Flahaut, Arent Fox, LLP, 555 W Fifth St, 48th fl, Los Angeles, CA 90013-1065
40618950	+ Bel Air Project LLC, 9454 Wilshire Blvd. #320, Beverly Hills, CA 90212-2904
40618951	+ Construction Enterprise & Services, 11301 W. Olympic Blvd. #537, Los Angeles, CA 90064-1653
40768649	+ First Credit Bank, a California banking corporatio, 9255 Sunset Blvd., West Hollywood, CA 90069-3309
40618952	+ Give Back LLC, P.O. Box 11480, Beverly Hills, CA 90213-4480
40618956	+ LC Engineering Group, Inc., 889 Pierce Court, Suite 101, Thousand Oaks, CA 91360-6098
40618953	+ Land Phases Inc., 5158 Cochran St., Simi Valley, CA 93063-3079
40618954	+ Larry A. Rothstein, 2945 Townsgate Rd., Suite 200, Westlake Village, CA 91361-5866
40618955	+ Law Offices of Adulaziz, Grossbart, and Rudman, 6454 Coldwater Canyon Ave., North Hollywood, CA 91606-1113
40768688	+ Lincoln Resorts an AZ Joint Venture Prt, c/o Freeman Freeman & Smiley LLP, 1888 Century Park East St 1500, LA CA 90067
40618958	+ Los Angeles Department of Water, and Power, P.O. Box 51111, Los Angeles, CA 90051-5700
40638358	+ Lydda Lud, LLC, 11301 W. Olympic Blvd. #537, Los Angeles, CA 90064-1653
40638359	+ Mohamed Hadid, 11301 W. Olympic Blvd. #537, Los Angeles, CA 90064-1653
40618959	+ Permits Unlimited, 4340 Caleta Rd., Agoura Hills, CA 91301-2524
40765031	+ RAL Design and Management Inc., Russell Linch, 25031 W. Avenue Stanford Unit 100, Valencia, CA 91355-4538
40618960	+ Shahbaz Law Group, 15760 Ventura Blvd., Ste. 850, Encino, CA 91436-3092
40618961	+ State of California Department of, Industrial Relations, 6150 Van Nuys Blvd # 105, Van Nuys, CA 91401-3370
40618962	+ Tree Lane LLC, 11301 W. Olympic Blvd. #537, Los Angeles, CA 90064-1653
40618963	+ Treetop Development LLC, 11301 W. Olympic Blvd. #537, Los Angeles, CA 90064-1653

TOTAL: 23

### Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
aty	Email/Text: ordubegian.aram@arentfox.com	Mar 10 2022 00:24:00	Aram Ordubegian, Arent Fox LLP, 555 W 5th St 48th Fl, Los Angeles, CA 90013-1065
aty	+ EDI: BDSEROR.COM	Mar 10 2022 05:28:00	David Seror, BG LAW LLP, 21650 Oxnard St Ste 500, Woodland Hills, CA 91367-4911
tr	+ EDI: BSLESLIE	Mar 10 2022 05:28:00	Sam S Leslie (TR), 1130 South Flower Street, Suite 312, Los Angeles, CA 90015-2143
smg	EDI: EDD.COM	Mar 10 2022 05:28:00	Employment Development Dept., Bankruptcy Group MIC 92E, P.O. Box 826880, Sacramento, CA 94280-0001
smg	EDI: CALTAX.COM	Mar 10 2022 05:28:00	Franchise Tax Board, Bankruptcy Section MS: A-340, P.O. Box 2952, Sacramento, CA 95812-2952
smg	Email/Text: finance.bankruptcy@lacity.org	Mar 10 2022 00:24:00	Los Angeles City Clerk, P.O. Box 53200, Los Angeles, CA 90053-0200
40618949	Email/Text: ordubegian.aram@arentfox.com	Mar 10 2022 00:24:00	Aram Ordubegian, Arent Fox LLP, 555 West Fifth Street, 48th Floor, Los Angeles, CA 90013-1065

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40939777

EDI: IRS.COM

Mar 10 2022 05:28:00

IRS, ATTN Insolvency, 24000 Avila Road, Mail  
Stop 5503, Laguna Niguel, CA 92677-3405

40618957

Email/Text: bankruptcy@ttc.lacounty.gov

Mar 10 2022 00:24:00

LOS ANGELES COUNTY TREASURER AND  
TAX COLLECTOR, BANKRUPTCY UNIT, PO  
BOX 54110, LOS ANGELES CA 90054-0110

TOTAL: 9

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

Recip ID	Bypass Reason	Name and Address
40618948	*+	Coldwater Development LLC, 11301 W. Olympic Blvd. #537, Los Angeles, CA 90064-1653

TOTAL: 0 Undeliverable, 1 Duplicate, 0 Out of date forwarding address

## NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Mar 11, 2022

Signature: /s/Joseph Speetjens

## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on March 9, 2022 at the address(es) listed below:

Name	Email Address
Annie Y Stoops	on behalf of Debtor Coldwater Development LLC annie.stoops@arentfox.com yvonne.li@arentfox.com
Annie Y Stoops	on behalf of Debtor Lydda Lud LLC annie.stoops@arentfox.com, yvonne.li@arentfox.com
Aram Ordubegian	on behalf of Debtor Coldwater Development LLC ordubegian.aram@arentfox.com
Aram Ordubegian	on behalf of Debtor Lydda Lud LLC ordubegian.aram@arentfox.com
Asa S Hami	on behalf of Interested Party Courtesy NEF ahami@sulmeyerlaw.com pdillamar@sulmeyerlaw.com;pdillamar@ecf.inforuptcy.com;cblair@sulmeyerlaw.com;ahami@ecf.inforuptcy.com
Christopher J Harney	on behalf of Interested Party Courtesy NEF charney@tocounsel.com stena@tocounsel.com
Daniel A Lev	on behalf of Interested Party Courtesy NEF dlev@sulmeyerlaw.com ccaldwell@sulmeyerlaw.com;dlev@ecf.inforuptcy.com
Daniel A Lev	on behalf of Creditor Give Back LLC dlev@sulmeyerlaw.com ccaldwell@sulmeyerlaw.com;dlev@ecf.inforuptcy.com
David Seror	on behalf of Trustee Sam S Leslie (TR) dseror@bg.law ecf@bg.law
Douglas M Neistat	on behalf of Interested Party Courtesy NEF dneistat@gblawllp.com mramos@gblawllp.com;tkrant@gblawllp.com

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Dylan J Yamamoto	on behalf of Debtor Coldwater Development LLC dylan.yamamoto@arentfox.com
Eric J Fromme	on behalf of Interested Party Courtesy NEF efromme@tocounsel.com stena@tocounsel.com
Eryk R Escobar	on behalf of U.S. Trustee United States Trustee (LA) eryk.r.escobar@usdoj.gov
Jessica L Bagdanov	on behalf of Trustee Sam S Leslie (TR) jbagdanov@bg.law ecf@bg.law
M Douglas Flahaut	on behalf of Debtor Coldwater Development LLC flahaut.douglas@arentfox.com
M Douglas Flahaut	on behalf of Debtor Lydda Lud LLC flahaut.douglas@arentfox.com
Robert M Yaspan	on behalf of Interested Party Closing Agents Escrow Inc court@yaspanlaw.com, tmenachian@yaspanlaw.com
Ronald N Richards	on behalf of Creditor Give Back LLC ron@ronaldrichards.com 7206828420@filings.docketbird.com
Ronald N Richards	on behalf of Interested Party Courtesy NEF ron@ronaldrichards.com 7206828420@filings.docketbird.com
Sam S Leslie (TR)	sleslie@trusteeleslie.com trustee@trusteeleslie.com;C195@ecfbis.com
Theodore A Cohen	on behalf of Interested Party Courtesy NEF tcohen@sheppardmullin.com amontoya@sheppardmullin.com
United States Trustee (LA)	ustpreion16.la.ecf@usdoj.gov
William N Lobel	on behalf of Interested Party Mohamed Hadid wlobel@tocounsel.com jokeefe@tocounsel.com;sschuster@tocounsel.com

TOTAL: 23

**Information to identify the case:**

Debtor	<b>Coldwater Development LLC</b>	EIN	<b>37-1620924</b>
	Name		
United States Bankruptcy Court	<b>Central District of California</b>	Date case filed in chapter	<b>11 1/15/21</b>
Case number:	<b>2:21-bk-10335-BB</b>	Date case converted to chapter	<b>7 3/7/22</b>

**Official Form 309C (For Corporations or Partnerships)**

**Notice of Chapter 7 Bankruptcy Case -- No Proof of Claim Deadline**

10/20

For the debtor listed above, a case has been filed under chapter 7 of the Bankruptcy Code. An order for relief has been entered.

This notice has important information about the case for creditors, debtors, and trustees, including information about the meeting of creditors and deadlines. Read both pages carefully.

The filing of the case imposed an automatic stay against most collection activities. This means that creditors generally may not take action to collect debts from the debtor or the debtor's property. For example, while the stay is in effect, creditors cannot sue, assert a deficiency, repossess property, or otherwise try to collect from the debtor. Creditors cannot demand repayment from debtors by mail, phone, or otherwise. Creditors who violate the stay can be required to pay actual and punitive damages and attorney's fees.

To protect your rights, consult an attorney. All documents filed in the case may be inspected at the bankruptcy clerk's office at the address listed below or through PACER (Public Access to Court Electronic Records at <https://pacer.uscourts.gov>).

**The staff of the bankruptcy clerk's office cannot give legal advice.**

**Do not file this notice with any proof of claim or other filing in the case.**

<b>1. Debtor's full name</b>	Coldwater Development LLC		
<b>2. All other names used in the last 8 years</b>			
<b>3. Address</b>	11301 W. Olympic Blvd. #537 Los Angeles, CA 90064		
<b>4. Debtor's attorney</b> Name and address	Aram Ordubegian Arent Fox LLP 555 W 5th St 48th Fl Los Angeles, CA 90013-1065	Contact phone	213-629-7410
		Email	
<b>5. Bankruptcy trustee</b> Name and address	Sam S Leslie (TR) 1130 South Flower Street, Suite 312 Los Angeles, CA 90015	Contact phone	323-987-5780
		Email	
<b>6. Bankruptcy clerk's office</b> Documents in this case may be filed at this address. You may inspect all records filed in this case at this office or online at <a href="https://pacer.uscourts.gov">https://pacer.uscourts.gov</a> .	255 East Temple Street, Los Angeles, CA 90012	Hours open:	9:00AM to 4:00 PM
		Contact phone	855-460-9641
		Dated:	3/9/22
<b>7. Meeting of creditors</b> The debtor's representative must attend the meeting to be questioned under oath by the trustee and by creditors. Creditors may attend, but are not required to do so.	<b>April 7, 2022 at 10:00 AM</b>  The meeting may be continued or adjourned to a later date. If so, the date will be on the court docket.  The trustee is designated to preside at the meeting of creditors. The case is covered by the chapter 7 blanket bond on file with the court.	Location:	<b>TELEPHONIC MEETING, FOR INSTRUCTIONS, CONTACT THE TRUSTEE</b>
<b>8. Proof of claim</b> Please do not file a proof of claim unless you receive a notice to do so.	No property appears to be available to pay creditors. Therefore, please do not file a proof of claim now.  If it later appears that assets are available to pay creditors, the clerk will send you another notice telling you that you may file a proof of claim and stating the deadline.		

268/PPC

**For more information, see page 2 >**

Debtor **Coldwater Development LLC**

Case number **2:21-bk-10335-BB**

<b>9. Creditors with a foreign address</b>	If you are a creditor receiving a notice mailed to a foreign address, you may file a motion asking the court to extend the deadlines in this notice. Consult an attorney familiar with United States bankruptcy law if you have any questions about your rights in this case.
<b>10. Failure to File a Statement and/or Schedule(s)</b>	<b>IF THE DEBTOR HAS NOT FILED A STATEMENT AND/OR SCHEDULE(S) AND/OR OTHER REQUIRED DOCUMENTS</b> , the debtor must do so, or obtain an extension of time to do so, within 14 days of the petition filing date. Failure to comply with this requirement, or failure to appear at the initial section 341(a) meeting of creditors and any continuance, may result in dismissal of the case, unless leave of court is first obtained. If the debtor's case has not already been dismissed, AND DEBTOR FAILS TO DO ONE OF THE FOLLOWING WITHIN 45 DAYS AFTER THE PETITION DATE, subject to the provisions of Bankruptcy Code section 521(i)(4), the court WILL dismiss the case effective on the 46th day after the petition date without further notice: (1) file all documents required by Bankruptcy Code section 521(a)(1); or (2) file and serve a motion for an order extending the time to file the documents required by this section.
<b>11. Bankruptcy Fraud and Abuse</b>	Any questions or information relating to bankruptcy fraud or abuse should be addressed to the Fraud Complaint Coordinator, Office of the United States Trustee, 915 Wilshire Blvd., Suite 1850, Los Angeles, CA 90017.

**For more information, see page 1 >**